



Property Record Card

Rio Arriba Assessor

**SMITH, DOUGLAS D.
ETAL**

PO BOX 711
ESPANOLA, NM 87532

Account: R021645

Tax Area: 55 IN NR U_RGWS -
55_IN_NR_U_RGWS

Acres: 3.060

Parcel: 1-047-121-252-040

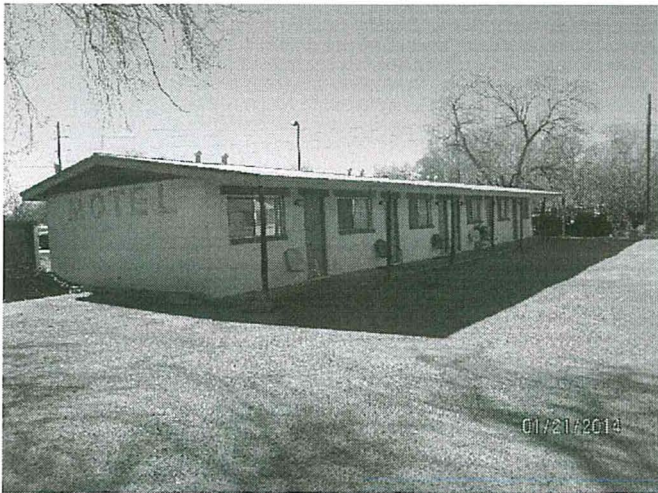
Situs Address:

Value Summary

Value By:	Market	Override
Land (1)	\$125,235	N/A
Commercial (1)	\$31,148	N/A
Land (2)	\$206,080	\$106,080
Commercial (2)	\$18,098	N/A
Extra Feature (1)	\$10,260	N/A
Total	\$390,821	\$290,821

Legal Description

S: 35 T: 21N R: 08E 3.06 AC.
FAIRVIEW W1/2
BK/PG 141-A/618,144/237,146/164-165,531/1727,
WESTERN WINDS MOTEL
VETERAN NO. 11070375



**DEFENDANT'S
EXHIBIT**

E

Public Remarks

Entry Date	Model	Remark
03/10/2016		THE UPPER RIO GRANDE WATERSHED DISTRICT (URGWS) WAS FIRST CREATED BY REFERENDUM OF MEMBER LANDOWNERS IN 1962. A MILL LEVY HAS BEEN IMPLEMENTED FOR THESE LANDS THAT FALL WITHIN THE URGWS DISTRICT, PER NEW MEXICO STATUTES ANNOTATED (NMSA): 73-20.

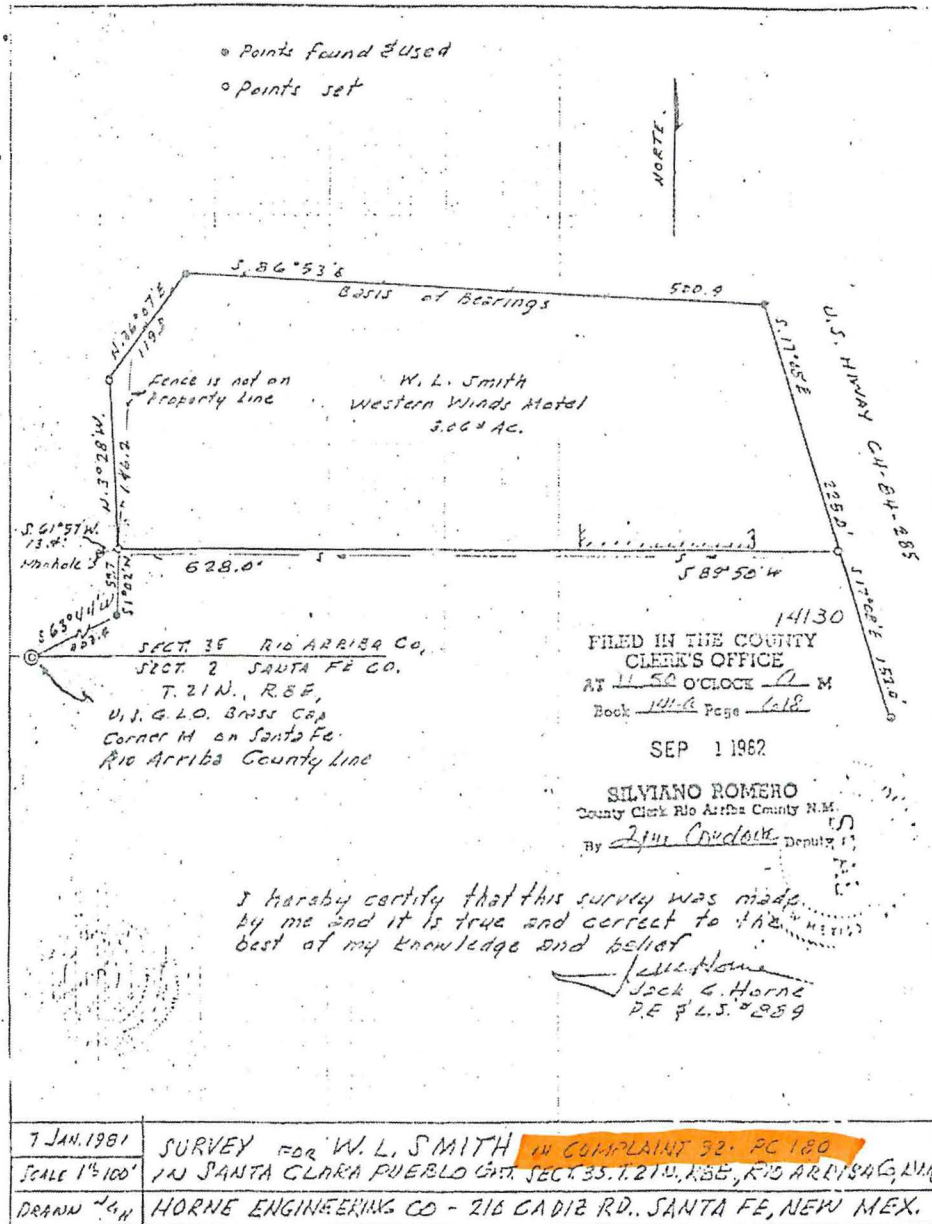
Land Occurrence 1

Property Code	1205 - COMMERCIAL LAND	Land Code	ESPANOLA COMMERCIAL LOW - ESPANOLA COMMERCIAL LOW
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Land Occurrence 2

Property Code	1201 - NON RESIDENTIAL LAND	Land Code	100 - ESPAÑOLA (3-20-08E) MISCELLANEOUS
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618



Santa Fe 073567

4-1040-R

The United States of America.

To all to whom these presents shall come, Greeting:

WHEREAS, There has been deposited in the General Land Office of the United States a Certificate of the Register of the Land Office at Santa Fe, New Mexico, whereby it appears that under the provisions of the Act of Congress of June 7, 1924 (43 Stat. 636), Alfredo Lucero, Antonia F. de Lucero, and Pleasant Henry Hill, Junior, are entitled to a patent for Complaint No.92, surveyed as Private Claim No.180, within the Pueblo of Santa Clara in Section two in Township twenty north and in Section thirty-five in Township twenty-one north all in Range eight east of the New Mexico Meridian, New Mexico, containing thirty-four acres and fifty-two hundredths of an acre, according to the approved Plat of Survey of said Land on file in the General Land Office:

NOW KNOW YE, That the UNITED STATES OF AMERICA, in consideration of the premises, and in conformity with the provisions of the Act aforesaid, HAS GIVEN AND GRANTED, and by these presents DOES GIVE AND GRANT, unto the said Alfredo Lucero, Antonia F. de Lucero, and Pleasant Henry Hill, Junior, and to their heirs, the Land above described; TO HAVE AND TO HOLD the same unto the said Alfredo Lucero, Antonia F. de Lucero, and Pleasant Henry Hill, Junior, and to their heirs and assigns forever; with the proviso in said Act expressed that this patent shall have the effect only of a relinquishment by the United States of America and the Indians of said Pueblo.

IN TESTIMONY WHEREOF, I, **Franklin D. Roosevelt,**

President of the United States of America, have caused these letters to be made Patent, and the Seal of the General Land Office to be hereunto affixed.

GIVEN under my hand, at the City of Washington, the **ELEVENTH**

(SEAL)

day of **NOVEMBER** in the year of our Lord one thousand nine hundred and **THIRTY-SEVEN** and of the Independence of the United States the one hundred and **SIXTY-SECOND.**

By the President:

Franklin D. Roosevelt

By

Jeanne Tarnagh, Secretary,
Quincy S. Adams

Recorder of the General Land Office.

RECORD OF PATENTS: Patent Number

1093669

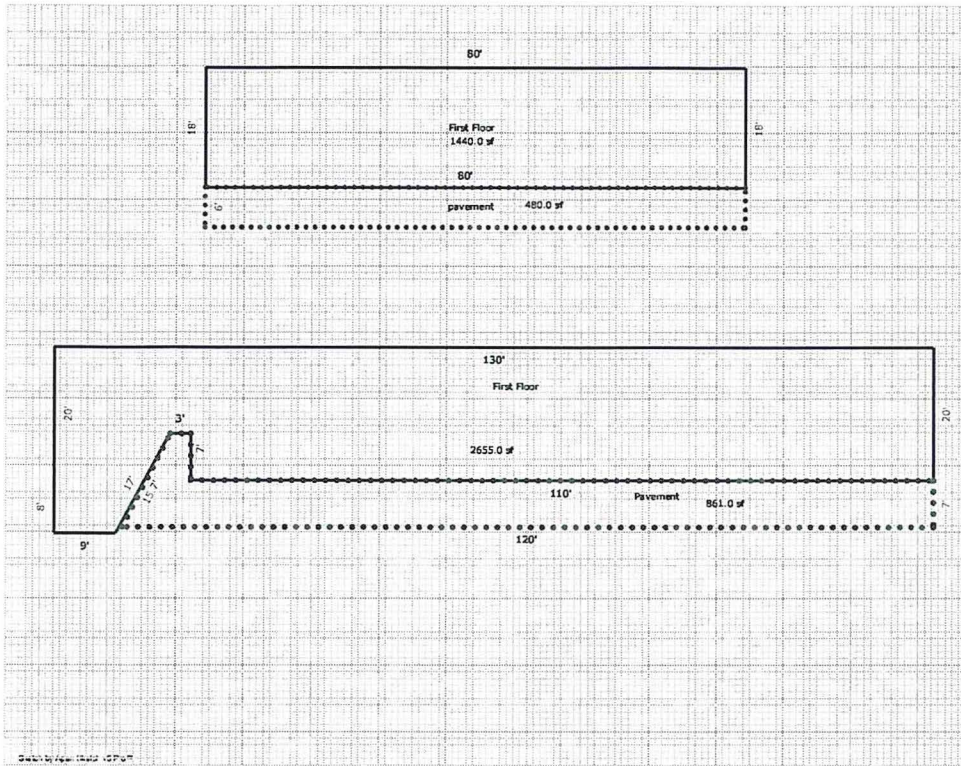


Property Record Card

Rio Arriba Assessor

Commercial Occurrence 1

Property Code 2202 - NON RESIDENTIAL
COMMERCIAL BUILDING



Commercial Occurrence 2

Property Code 2202 - NON RESIDENTIAL
COMMERCIAL BUILDING

Extra Feature Occurrence 1

Property Code 2201 - NON RESIDENTIAL
IMPROVEMENT XFOB Code 38 - LOW COST COMMERCIAL
ASPHALT

Abstract Summary

Code	Classification	Actual Value	Value	Taxable Value	Actual Value Override	Taxable Override
1201	NON RESIDENTIAL LAND		\$206,080	\$68,693	\$106,080	\$35,360
1205	COMMERCIAL LAND		\$125,235	\$41,745	NA	NA
2201	NON RESIDENTIAL IMPROVEMENT		\$10,260	\$3,420	NA	NA
2202	NON RESIDENTIAL COMMERCIAL BUILDING		\$49,246	\$16,415	NA	NA
Total			\$390,821	\$130,273	\$290,821	\$96,940

of

Consideration

WD

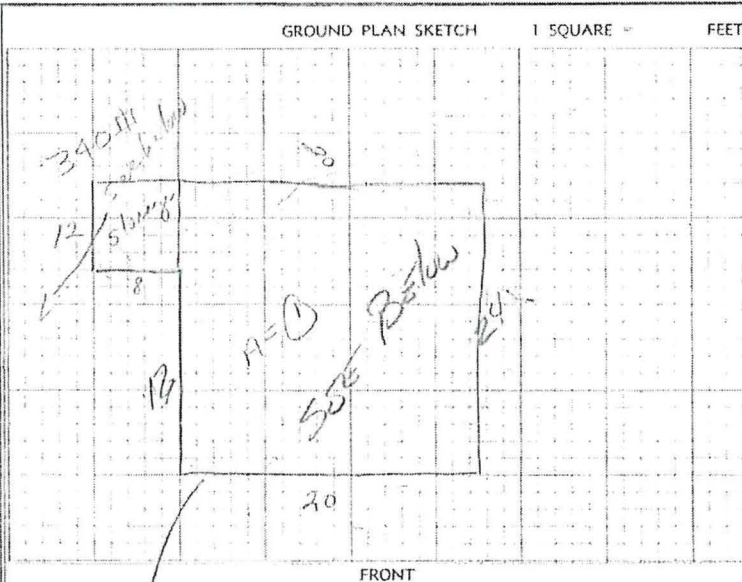
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APARTMENT RENT CAPITALIZATION		RESIDENTIAL GROSS RENT MULTIPLIER	
Flat Expense Items			
Land	Gross Annual Income	Sales Price	÷ Rent = GRM.
Vacancy	Less Oper. Exp.		Use GRM For Area Only
Utilities	Net Income	Rent	_____ Sales Price _____
Janitor	Cap. Rate	Rent	_____
Management	Cap. Val.	x GRM	_____
Total Oper. Exp.		Value	_____
		Value = House	_____ = Ratio
		Land	_____

[illegible]

OWNER

BUILDING INFORMATION														
Yr. Built				Remodeled										
Total Rooms				Bed Rooms				Bath Rooms						
B	1	2	3	4	B	1	2	3	4	B	1	2	3	4
TYPE AND USE				6. BUILT-INS: GRADE 2										
1 Family Dwelling				Dishwasher <input checked="" type="checkbox"/> Disposal <input checked="" type="checkbox"/> Oven <input checked="" type="checkbox"/>										
2 Family Dwelling				Range <input checked="" type="checkbox"/> Dryer <input checked="" type="checkbox"/> Bookshelves <input checked="" type="checkbox"/>										
Multi-Family Apts.				Cupboard Space: Adequate <input checked="" type="checkbox"/> Inadequate <input type="checkbox"/>										
Other				Closets: Adequate <input checked="" type="checkbox"/> Inadequate <input type="checkbox"/>										
FOUNDATION: GRADE 2				7. HEATING: GRADE 2										
Concrete Blk. <input checked="" type="checkbox"/> Conc. <input checked="" type="checkbox"/>				No heat or stove heat? <input checked="" type="checkbox"/>										
Conc. Slab <input checked="" type="checkbox"/> Piers <input checked="" type="checkbox"/>				Hot air, pipeless <input checked="" type="checkbox"/>										
Stone <input checked="" type="checkbox"/> Brick Wall <input checked="" type="checkbox"/>				Piped heat (Gravity) <input checked="" type="checkbox"/>										
EXT. WALLS GRADE 2				Forced Circulation <input checked="" type="checkbox"/>										
Frame With:				Steam or Hot Water <input checked="" type="checkbox"/>										
Siding on Sheathing <input checked="" type="checkbox"/>				Radiant, Concealed <input checked="" type="checkbox"/>										
Shingle, wood, comp. <input checked="" type="checkbox"/>				Electric, all types <input checked="" type="checkbox"/>										
Single siding <input checked="" type="checkbox"/>				Central Air Conditioned <input checked="" type="checkbox"/>										
Stucco on frame <input checked="" type="checkbox"/>				8. PLUMBING: GRADE 2										
Conc. block: Stuccoed <input checked="" type="checkbox"/>				None <input checked="" type="checkbox"/> Water Only <input checked="" type="checkbox"/>										
Not Stuccoed <input checked="" type="checkbox"/>				No. Baths, (3 Fixture) <input checked="" type="checkbox"/>										
Brick: Solid <input checked="" type="checkbox"/> Veneer <input checked="" type="checkbox"/>				No. Toilet Rms., 2 Fix. <input checked="" type="checkbox"/>										
Face <input checked="" type="checkbox"/> Common <input checked="" type="checkbox"/>				No. Single Fixtures <input checked="" type="checkbox"/>										
Adobe: Stuccoed <input checked="" type="checkbox"/>				Septic Tank <input checked="" type="checkbox"/>										
Not stuccoed <input checked="" type="checkbox"/>				City Water and Sewer <input checked="" type="checkbox"/>										
On edge <input checked="" type="checkbox"/>				9. ELECTRICITY: GRADE 2										
Stone: Solid <input checked="" type="checkbox"/>				Electricity: Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>										
Veneer <input checked="" type="checkbox"/>				Adequate Outlets <input checked="" type="checkbox"/>										
Other: <input checked="" type="checkbox"/>				Inadequate Outlets <input type="checkbox"/>										
ROOF: GRADE 2				10. DESIGN: GRADE 2										
Type: Flat <input checked="" type="checkbox"/> Gable <input checked="" type="checkbox"/>				Utility <input checked="" type="checkbox"/> Speculative <input type="checkbox"/>										
Hip <input checked="" type="checkbox"/> Gambrel <input checked="" type="checkbox"/> Mansard <input checked="" type="checkbox"/>				Custom Bld. <input checked="" type="checkbox"/>										
Roofing: Prepared Roll <input checked="" type="checkbox"/>				Architectural Design <input checked="" type="checkbox"/>										
Built-up Asphalt or T&G <input checked="" type="checkbox"/>				Fixtures <input checked="" type="checkbox"/> Utility <input checked="" type="checkbox"/> Av. <input checked="" type="checkbox"/> Exc. Qual. <input checked="" type="checkbox"/>										
Wood or Comp. Shingle <input checked="" type="checkbox"/>				Elect. <input checked="" type="checkbox"/>										
Metal <input checked="" type="checkbox"/> Slate or Tile <input checked="" type="checkbox"/>				Plumbing <input checked="" type="checkbox"/>										
Insulation <input checked="" type="checkbox"/>				TOTAL GRADES 2.0										
FLOORS: GRADE 2				TOTAL ÷ 10 = Av. Grade 2.0										
Stories <input checked="" type="checkbox"/> 1 <input checked="" type="checkbox"/> 2 <input checked="" type="checkbox"/> 3 <input checked="" type="checkbox"/>				BASEMENT: None <input checked="" type="checkbox"/> Full <input type="checkbox"/>										
Softwood <input checked="" type="checkbox"/>				1/4 <input checked="" type="checkbox"/> 1/2 <input checked="" type="checkbox"/> Finished Rec. <input checked="" type="checkbox"/>										
Hardwood <input checked="" type="checkbox"/>				Fireplace: <input checked="" type="checkbox"/>										
Concrete <input checked="" type="checkbox"/>				Single Flue <input checked="" type="checkbox"/> Stories <input checked="" type="checkbox"/>										
Comp. Tile <input checked="" type="checkbox"/>				Double Flue <input checked="" type="checkbox"/> Stories <input checked="" type="checkbox"/>										
Carpeted <input checked="" type="checkbox"/>														
Cer. Tile Baths <input checked="" type="checkbox"/> Kitch. <input checked="" type="checkbox"/>														
INT. FINISH: GRADE 2														
Wallboard <input checked="" type="checkbox"/> Plaster <input checked="" type="checkbox"/>														
Sheetrock <input checked="" type="checkbox"/> Paneling <input checked="" type="checkbox"/>														
Unfin. <input checked="" type="checkbox"/> Other <input checked="" type="checkbox"/>														



NOTES

4-19-91 acc. p.
 20 (24) = 480 ft 4.90 = 2352 (20065) = 1529
 Change Bump in 10' 0" 20' 0"

Observed Physical Condition, Effective Age

Good ☐ Normal ☐ Fair ☐ Poor ☐

Age ☐ Year ☐

BUILDING COMPUTATIONS
GROUND AREA — SQUARE FEET

WIDTH	LENGTH	AREA
11 = 20	49	980

TOTAL GROUND AREA 980

Year	19	1986	1988
Grade	2.0	2.0	2.0
Base 1.95	10862	15750	25926
Grade Diff.	—	—	—
Story Diff.	—	—	—
Porches	—	—	—
Fireplace	—	—	—
Plumbing	—	—	—
Heating	—	—	—
Garage	—	—	—
Total	10862	15750	25926

C D U

%	65	65	65
Eco.	70	25	25
Total	55	40	40

SUMMARY OF APPRAISED VALUES

Principal Bldg. Appraisal	\$ 5974	6300	10370
Other Principal Bldg. Appraisal	\$		
Accessory Bldgs Appraisal	\$ 2022	2022	2022
Total Bldg. Appraisal	\$ 7996	8322	12392
Total Land Appraisal	\$		
TOTAL APPR. VALUE	\$		

DESCRIPTION, REPLACEMENT COST AND APPRAISAL OF FARM BARN AND ACCESSORY BUILDINGS

Bldg. Ident.	Class No.	DIMENSIONS			Foundation	Floor	Roof	Walls	Missing Wall	Heat	Light	Plbg.	Age	Area	Unit Cost	Adds and Deducts	Net Cond. %	Net Appraisal
		Width	Depth	Height														
1	8	12			wood	wood	shd	wood							4.90		65	306
2	20	24			concrete	concrete	shd	brick	0						5.50		65	1716

Measured by _____ Date _____ Classified by _____ Date _____ Extended by _____ Date _____ Checked by _____ Date _____ Final Review _____ Date _____

Measured by _____ Date _____ Classified by _____ Date _____ Extended by _____ Date _____ Checked by _____ Date _____

SF-1 SHORT FORM WARRANTY DEED-Rev. 11-30- New Mexico Statutory Form

WARRANTY DEED

328446

HARRY E. STRATMAN and ETHEL M. STRATMAN, his wife

for consideration paid, grant

to WILLIAM L. SMITH and SUSAN D. SMITH, HIS WIFE

the following described real estate in

Rio Arriba

County, New Mexico

A portion of Complaint No. 92, surveyed as Private Claim No. 100 of the Santa Clara Grant within Section 35, Township 21 North, Range 8 East of the New Mexico Meridian, New Mexico, and more particularly described as follows:

Beginning at U.S.G.L.O. Meander Corner on line between Section 35, Township 21 North Range 8 East, N.M.P.M., and Section 2 Township 20 North, Range 8 East, N.M.P.M.; thence, N. 55° 34' E., 432.6 feet to the point of beginning; thence, N. 03° 28' W., 146.2 feet; thence, N. 36° 07' E., 119.8 feet; thence, N. 86° 53' E., 501.0 feet; thence, S. 17° 08' E., along the west boundary of U.S. Highway No. 64, a distance of 225.0 feet; thence, S. 89° 53' W., 628.0 feet to the point and place of beginning and containing 3.10 acres, more or less.

STATE OF NEW MEXICO)
COUNTY OF SANTA FE)
Witness my Hand and Seal of Office
DANNY DENT
County Clerk, Santa Fe County, N.M.

1964
246
328
DEPUTY

with warranty covenants.

WITNESS OUR hands and seal, this 22nd day of August, 1964.

(Seal) Harry E. Stratman (Seal)

(Seal) Ethel M. Stratman (Seal)

ACKNOWLEDGMENT FOR NATURAL PERSONS

STATE OF NEW MEXICO

COUNTY OF RIO ARRIBA

The foregoing instrument was acknowledged before me this 22nd day of August, 1964.

by HARRY E. STRATMAN and ETHEL M. STRATMAN, HIS WIFE.

My commission expires March 12, 1965

Notary Public

ACKNOWLEDGMENT FOR CORPORATION

STATE OF NEW MEXICO

COUNTY OF

The foregoing instrument was acknowledged before me this day of 19

by (Name of Officer)

(Title of Officer) of (Name of Corporation Acknowledging)

a (State of Incorporation) corporation, on behalf of said corporation.

My commission expires:

(Seal)

Notary Public

FILED IN THE COUNTY
CLERK'S OFFICE
AT 11:45 O'CLOCK A M
Book 144 Page 237

SEP 1 1982

SILVIANO DOMERO

County Clerk Rio Arriba County, N.M.

(L) By 2141 Deputy

813 44

145

THE YALHART CO. ALBUQUERQUE, N. M.

SF-1 SHORT FORM WARRANTY DEED—Rev. 5-75—New Mexico Statutory Form

THE VALLANTZ CO. ALBUQUERQUE, N. M.

WARRANTY DEED

WILLIAM L. SMITH and SUSAN D. SMITH

for consideration paid, grant
to DOUGLAS D. SMITH, DAVID L. SMITH, DEREK R. SMITH and
DANIEL D. SMITH, as joint tenants,
whose address is

the following described real estate in Rio Arriba County, New Mexico:

A parcel of land, lying and being situate within Complaint No. 92-PC 180 in the Santa Clara Pueblo Grant within Section 35 T.21 N., R8E, Rio Arriba County, New Mexico, more particularly described as follows:

Beginning at a U.S.G.L.O. Brass cap, corner M on the Santa Fe, Rio Arriba County line between Section 35, T.21N, R8E, N.M.P.M. and Section 2, T20N, R83, N.M.P.M., thence N.63°44'E a distance of 403.4 feet to a point; thence N.1°02'E a distance of 59.7 feet to the southwest corner of the parcel herein described, the true point and place of beginning:

Thence N.3°28'W, a distance of 146.2 feet to a point;
thence N.36°07'E, a distance of 119.8 feet to a point;
thence S.86°53'E, a distance of 500.9 feet to the NE corner;
thence S.17°08'E, a distance of 225.0 feet to the SE corner;
thence S.89°50'W, a distance of 628.0 feet to the true point and place of beginning.

Containing 3.06 acres, more or less.

As described in that plat of survey made 7 January, 1981 by Jack G. Horne, PE, L.S. #889

RIO ARRIBA
J. FRED VIGIL, COUNTY CLERK
200801727
Book 531 Page 1727
1 of 2
03/13/2008 01:12:28 PM
BY BONNIE

with warranty covenants.

WITNESS OUR hands and seals this 26th day of April, 1983.

WILLIAM L. SMITH

(Seal)

SUSAN D. SMITH

(Seal)

(Seal)

(Seal)

ACKNOWLEDGMENT FOR NATURAL PERSONS

STATE OF NEW MEXICO

COUNTY OF RIO ARRIBA

ss.

The foregoing instrument was acknowledged before me this 26th day of April, 1983.

by William L. Smith and Susan D. Smith

(Name or Names of Person or Persons Acknowledging)

My commission expires: Sept 29, 1984

(Seal)

NEW MEXICO

Notary Public

FOR RECORDER'S USE ONLY

ACKNOWLEDGMENT FOR CORPORATION

STATE OF NEW MEXICO

COUNTY OF

ss.

The foregoing instrument was acknowledged before me this

day of 19

by

(Name of Officer)

of

(Title of Officer)

(Name of Corporation Acknowledging)

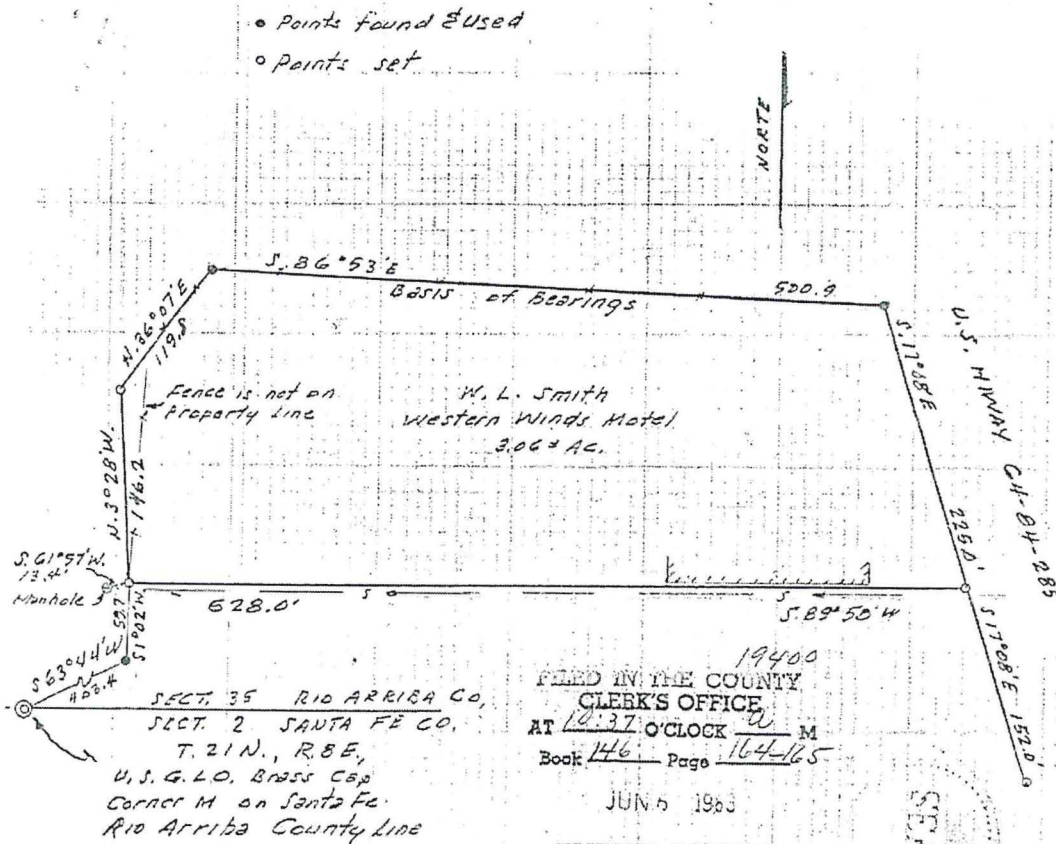
a corporation, on behalf of said corporation.

(State of Incorporation)

My commission expires:

(Seal)

Notary Public



I hereby certify that this survey was made
by me and it is true and correct to the
best of my knowledge and belief.

RIO ARriba
J. FRED VIGIL, COUNTY CLERK
200801727
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2 of 2
03/13/2008 01:12:28 PM
BY BONNIE

JACK G. HORNE
P.E. # L.S. 5889

7 JAN. 1981	SURVEY FOR W. L. SMITH IN COMPLAINT 92-10489-10490
SCALE 1"=100'	IN SANTA CLARA PUEBLO GRT. SECT. 35, T. 21 N., R. 8 E., RIO ARriba CO., N.M.
DRAWN <u>GN</u>	HORNE ENGINEERING CO - 210 CADIZ RD. SANTA FE, NEW MEX.

